



The Plaza Lofts at Kierland Commons HOA Fee Includes:

- ❖ On-Site Concierge
- ❖ 2 Day Porters
- ❖ On-Site Property Manager
- ❖ Maintenance Supervisor
- ❖ Property Management/Administrative Fees
- ❖ 2 Private Reception Lobbies
- ❖ 2 Community Lounges with Catering Kitchens
- ❖ Private State of the Art Fitness Studio
- ❖ 2 Levels of Lushly Landscaped Outdoor Plazas with Balconies overlooking "Main Street"
- ❖ Heated Lap Pool /Whirlpool Spa/Poolside Cabanas /Water Feature/See-thru Fireplace/Firepits
- ❖ Outdoor Kitchens/Gas BBQ Grilling Stations
- ❖ Pet Park
- ❖ Private Card Key Access
- ❖ Closed Circuit Monitoring/Video Surveillance at Lobbies/Parking Entry Gates/Elevators
- ❖ 3 Floors of Private Residence and Guest Parking/Individual Storage Rooms
- ❖ Water, Sewer, Gas, and Trash Removal for Lofts
- ❖ Common Area Utilities
- ❖ Exterior Window Cleaning Maintenance - (3 times annually)
- ❖ Garage Floor Cleaning - (2 times annually)
- ❖ Blanket Insurance Policy on Lofts
- ❖ Fire, Casualty and Liability Insurance for HOA
- ❖ Building Maintenance and Repairs
- ❖ General Maintenance (Service and Supplies)

- ❖ **Garage Maintenance**
- ❖ **Entry and Gate Maintenance**
- ❖ **Elevator Service and Maintenance on 7 Elevators**
- ❖ **Common Area Restrooms Maintenance and Repair**
- ❖ **Common Area Landscaping and Recreation Deck Maintenance**
- ❖ **Fire Alarm and Sprinkler System - Monitoring and Service**
- ❖ **Pest Control for Exteriors and Common Areas**